



CABINET MICHEL

IMMOBILIER / REAL ESTATE

T. 04 92 60 31 31

cabinetmichel.com

740 000 €

For sale villa

6 rooms

Surface : 142 m²

Surface of the living : 32 m²

Surface of the land : 2616 m²

Year of construction : 1950

Exposition : Sud

View : Panoramique Mer Collines

Hot water : Individuelle Chaudière

Inner condition : À rafraîchir

Features :

Cheminée, Double vitrage, Fenêtre aluminium, Fenêtre PVC, Abri de voiture, Aéroport, Autoroute, Bus, Lac, Salle de sport, Supermarché, Tennis

5 bedroom

1 bathroom

2 WC

1 garage

Legal information

740 000 €

Fees paid by the owner, no current procedure, information on the risks to which this property is exposed is available on georisques.gouv.fr.



Villa 6232 Magagnosc

In the heart of a sought-after residential area, discover this Provencal villa offering 142 m² of living space, unobstructed sea views and absolute tranquility. First floor: entrance hall, living room with fireplace opening onto terrace, dining room, separate kitchen, toilet with washbasin. Garden level: three bedrooms with fitted closets, bathroom, shower room, two separate toilets. Land of 2,616 m² planted with olive trees, large garage, parking, independent bedroom with shower room and attic toilet. Gas central heating, double glazing, quality interior fittings. Rare in the area!

Energy class (dpe) : E - Emission of greenhouse gases (ges) : E
Estimated annual energy between 3960 and 5380 € (reference year 2021)
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